

UWI BUILDING STANDARDS PROJECT
October 8th, 2002
Committee Meeting Minutes

Attendees - Ken Blonski, UCFPL (CM)
Dick Harrell, Wildland Fire Services (IP)
Melissa Frago, SFM
Rodney Slaughter, SFM
Kevin Reinertson, HCD (IP)
Dave Walls, HCD (CM)
Dick Hayes, CDF Public Education (IP)
Kate Dargan, Norcal FPO/CDF-Napa County (IP)
Bob Raymer, CBIA (CM)
Pete Guisasola, CA League of Cities (CM)
Bill Robertson, CDF-Pebble Beach (IP)
Ted Crawford, CDF-Butte County (IP)
Wayne Wilson, CDF-Butte County (IP)
Rich Schell, CDF-Fire Plan (CM)
Forrest Craig, Novato FPD/Norcal FPO (CM)
Tonya Hoover, Norcal FPO/Moraga-Orinda (CM)

Action Items –

- ◆ Collection/distribution of local ordinances at next meeting (all)
- ◆ Draft scope statement (all)
- ◆ Provide copies of local ordinance adoption survey from *Wildland Fire Hazard Assessment* publication (Frago)
- ◆ Include windows as a building component to be addressed (not included on 10/8/02 agenda).
- ◆ Legal opinion on UWI areas (OSFM)
- ◆ Collect HCD and other affected statutes and regulations (all)
- ◆ Review UC Forest Products Laboratory fire testing research and results at <http://www.ucfpl.ucop.edu/WDFireResearch.htm> (all)
- ◆ **Next meeting scheduled for Tuesday, October 22, 10am-4pm at OSFM, 1131 S Street, Sacramento** (all)

Introductions -

Raymer –

- ◆ CBIA wants to integrate fire safety regulations with construction costs while preventing building moratoriums.
- ◆ Will the proposed regulations affect Parts 2 and 9?
- ◆ Will there be a model ordinance?
- ◆ Applicability to new construction is more feasible than retrofit.
- ◆ Need to work out mapping issues and UWI definition.

- ◆ Will regulations apply or be conditional upon perimeters of new developments versus whole communities?
- ◆ Does OSFM have staffing and resources to support this project?

Guisasola –

- ◆ Former CBNSC member with construction background.
- ◆ Would like to see workable code in real world terms that meets the need.
- ◆ What about model UWI codes?
- ◆ Local point of view and level of acceptance is important.

Robertson –

- ◆ Comes from a UWI area with fire history.
- ◆ How will this code affect local AHJs?
- ◆ Currently enforcing fire and building codes in LRA and PRC 4290 in SRA.

Crawford –

- ◆ Need standards to improve fire protection for new construction.
- ◆ Working with local building official to reduce combustibility of structures.
- ◆ Currently enforcing only building code and PRC 4290 in SRA.

Wilson –

- ◆ Recent losses of life and property (70+ structures, 2 civilian lives) in Butte County.
- ◆ Homes are being rebuilt 2+ times in same areas.
- ◆ Proposing local non-combustible building standards.

Schell –

- ◆ Involved in NFPA 299 standard and PRC 4290 regulations development.

Craig –

- ◆ Involved in previous phase of UWI performance based standards.
- ◆ Lost 3 home 3 weeks ago in Novato due to ladder fuels, ancillary structures, attic and eave openings and combustible roofs.

Hoover –

- ◆ Local Very High Fire Hazard Severity Zone ordinance in place.
- ◆ Local conditions similar to Oakland and Berkeley.

Dargan –

- ◆ Need to further UWI awareness in general plans and other local planning efforts.
- ◆ Working on local ordinance for next year.

Hayes –

- ◆ CDF Public Education campaigns to get the word out about proposed regulations from this committee.

Reinertson –

- ◆ Maintain affordability for new and existing homes, maintenance and use.
- ◆ Representing HCD for committee member Dave Walls
- ◆ Local level experience in Roseville for UWI fire prevention.

Harrell –

- ◆ Working with El Dorado County on general plan update and addendum to SRA Fire Safe Regulations and local plan review standards.
- ◆ Wants to help with feedback to this project via implementation in El Dorado County.

Blonski –

- ◆ Two roles: Fire Safe Council and UC Forest Products Laboratory
- ◆ Experience in fire testing of building components and biomass utilization.
- ◆ Will defer to UCFPL researchers Frank Beall and Steve Quarles for engineering specifics.

Discussion –

- ◆ Hoover/Blonski: Applicability of Lawrence Berkeley Laboratory fire behavior modeling?
- ◆ Raymer: Applicability of Very High Fire Hazard Severity Zone maps?
- ◆ Dargan: Existing 640 acre (Q81) is too big for local mapping.
- ◆ Raymer: Energy Commission maps show 16 climate zones.
- ◆ Guisasola: Prescription vs. performance learning curve.
- ◆ Harrell: Need to define non-combustibility vs. ignition resistance.
- ◆ Craig: Increase survivability of structures, in concert with existing defensible space standards for a systems approach.
- ◆ Blonski: Performance based approach will better suit the development of new building materials over time.
- ◆ Guisasola: Prescriptions are needed for building industry folks, who need to be told what will work for compliance.
- ◆ Hoover: Caution against dealing with vegetation management in this project. Vegetation is dynamic, while buildings are static.
- ◆ Reinertson: What other standards exist that will affect or be affected by the proposed standards from this committee?
- ◆ Raymer: Review Energy Commission standards for ventilation.
- ◆ Harrell: One size does not fit all. Provisions need to allow for “same practical effect.” Differentiate between defense zones and threat zones?

Placement of Regulations –

- ◆ Guisasola: Need separate Chapter or Subsection to streamline requirements for UWI construction.
- ◆ HCD: New construction type definition in Chapter 6?
- ◆ Guisasola: ADA code development project resulted in consolidation to one chapter for ease of use.
- ◆ Hoover: CBSC is more familiar with new chapter creation versus interspersing with existing regulations.
- ◆ Schell: For best usability, separate Chapter may be the best approach.
- ◆ Dargan: Concise placement is best, making the regulations as standalone as possible. Fire Code has more political clout. Building Code has less clout, but is more likely to be enforced by building officials.
- ◆ Guisasola: Put regulations in both CBC and CFC.
- ◆ Billington: A lot of attention will be drawn to a new chapter.
- ◆ Guisasola: “Standards” should be chaptered with other “standards.”
- ◆ Hoover: Duplicate text in Article 86 for ease of use?

Considerations –

- ◆ Scope/applicability definition (sub-committee?)
- ◆ Testing/performance standards (sub-committee?)
- ◆ Applicability to all occupancies? Exceptions?
- ◆ Criteria/triggers for applicability to remodels and existing construction?
- ◆ One chapter is more cut and dry, more comprehensive. Fire Code aspect may include vegetation, road, water, Article 86, etc. Articles 9 and 86 are not currently adopted by SFM, but new standards would be. Local desire to draw UWI standards together for ease of implementation.
- ◆ **Proposed:** Draft regulations for CBC Subchapter 7A and CBC Chapter 7.5? CBC: Chapter 1 Administration, Chapter 2 Definitions, Chapter 7A UWI, Chapter 35 Standards. CFC: Article 86, 8601 Scope, Article 1 Administration, Article 91.
- ◆ Will this group deal with vegetation management issues as they relate to defensibility of structures?
- ◆ **Objective:** Standalone structure survivability in the face of an average wildland fire. Fire and life safety and reduction of property losses from wildfire.